

SCOTTSDALE

PLANNING COMMISSION MEETING

MEETING NOTICE AND AGENDA



PLANNING COMMISSION BOARD

Michael D'Andrea, Chair
Ed Grant, Vice-Chair
Jay Petkunas

Matthew Cody
Michael Edwards
David Brantner
Erik Filsinger

Wednesday, October 26, 2011

5:00 P.M.

MARKED AGENDA

PLANNING COMMISSION MEETING

Call to Order – City Hall Kiva Forum, 3939 N. Drinkwater Boulevard

Roll Call – **Vice-Chair Grant absent**

Minutes

1. Approval of October 12, 2011 Regular Meeting Minutes including Study Session.
Item No. 1: Approved 5-0; Motion by Brantner, 2nd by Petkunas; Cody abstained.

ACTION ITEMS

How the Action Agenda Works: The Planning Commission may take one vote on all items on the Continuance Agenda and one vote on all items on the Expedited Agenda, or may remove items for further discussion as appropriate. The Planning Commission takes separate action on each item on the Regular Agenda.

Persons interested in commenting on any item may complete a Comment Card for each item and submit it to Staff. Those wishing to speak are customarily given three minutes to speak on each item. Additional time may be granted to a designated speaker representing two or more persons (please submit cards together). **Comment cards must be submitted before public testimony has begun on any item.**

EXPEDITED AGENDA

2. [6-TA-2011 \(Vehicles / Automobiles Text Amendment\)](#)

Request by City of Scottsdale for approval of a text amendment to the City of Scottsdale Zoning Ordinance (Ordinance No. 455). This text amendment affects the entire City and proposes amendments to Article I (Administration and Procedures), Article III. (Definitions), Article IV. (Districts and Boundaries Thereof), Article V. (District Regulations), Article VI. (Supplementary Districts), Article VII. (General Provisions), and Article IX. (Parking and Loading Requirements). The purpose of these changes is to update regulations related to vehicles such as automobile dealerships including cars/boats/trucks/trailers; vehicle repair/service/rental/washing/building; vehicle retail and services for smaller vehicles such as bicycles. **Staff/Applicant contact person is Kira Wauwie, 480-312-7898.**



PERSONS WITH A DISABILITY MAY REQUEST A REASONABLE ACCOMMODATION BY CONTACTING BRANDON LEBOVITZ AT (480-312-4213). REQUESTS SHOULD BE MADE 24 HOURS IN ADVANCE, OR AS EARLY AS POSSIBLE TO ALLOW TIME TO ARRANGE ACCOMMODATION. FOR TTY USERS, THE ARIZONA RELAY SERVICE (1-800-367-8939) MAY CONTACT BRANDON LEBOVITZ AT (480-312-4213).

Item No. 2: Chair D'Andrea moved case 6-TA-2011 to the regular agenda. Recommended City Council approve case 6-TA-2011, excluding text applicable to carwashes and gas stations (for discussion and possible action at a later date), by a vote of 6-0; Motion by Filsinger, after determining that the proposed text amendment is consistent and conforms with the adopted General Plan, 2nd by Brantner.

3. [7-TA-2011 \(Commercial Office District\)](#)

Request by applicant for approval of a text amendment to the City of Scottsdale Zoning Ordinance (Ordinance No. 455). This text amendment affects the entire City and proposes amendments to Article V. The purpose of these changes is to amend the Commercial Office district (C-O) Floor Area Ratio development standard and eliminate the Volume development standard. Staff contact person is Meredith Tessier, 480-312-4211. **Applicant contact is David Gulino, 480-946-5020.**

Item No. 3: Recommended City Council approve case 7-TA-2011, by a vote of 6-0; Motion by Brantner, after determining that the proposed text amendment is consistent and conforms with the adopted General Plan, 2nd by Edwards.

REGULAR AGENDA

4. [25-UP-2010 \(Chaparral Christian Church Working Garden\)](#)

Request by applicant for a Conditional Use Permit for Community Buildings and Recreational Facilities Not Publicly Owned on a 0.81 +/- acre parcel located at 10299 N. 65th Place with Single-Family Residential District (R1-35) zoning. Staff contact person is Brad Carr, AICP, 480-312-7713. **Applicant contact person is Timothy Bowman, 480-458-4236.**

Item No. 4: Recommended City Council approve case 25-UP-2010, per the staff recommended stipulations, by a vote of 6-0; Motion by Petkunas, based upon the finding that the Conditional Use Permit criteria have been met, 2nd by Filsinger.

Non-Action Agenda

5. [6-TA-2009#2 \(Downtown Ordinance\)](#)

Review and discussion of the proposed amendments to the Zoning Ordinance requirements pertaining to Downtown Development. **Staff contact person is Dan Symer, 480-312-4218.**

Adjournment – 6:26p.m.



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